LOT 7 COVEY COURT S/D.

ORB 736-668, 816-1696, 867-1003,

CARTER ROBERT C JR/CARTER DEBORAH A
318 SW COVEY CT
LAKE CITY, FL 32025

2027

01-4S-16-02678-207

BUILDING CHARACTERISTICS

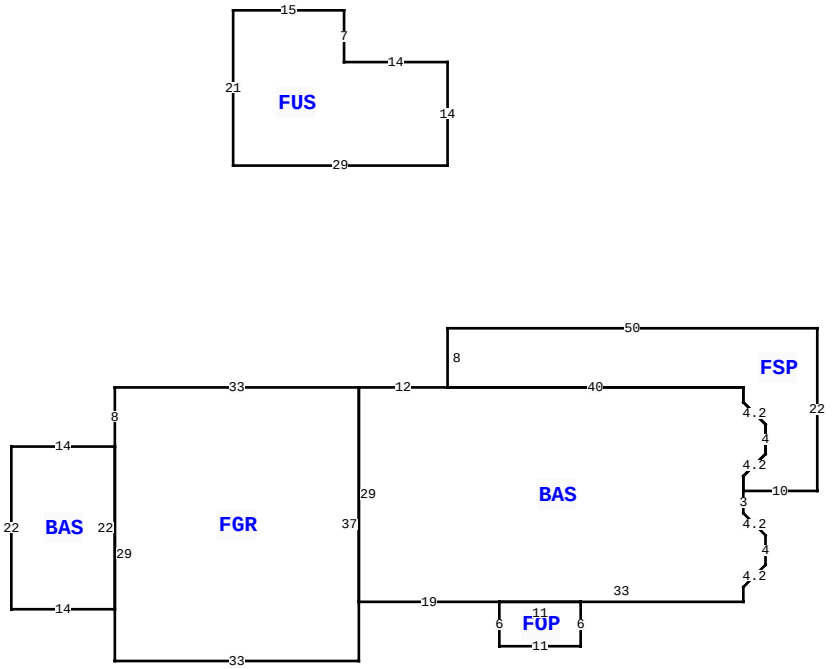
ELEMENT	CD	CONSTRUCTION
Exterior Wall	12	CEDAR 90
Exterior Wall	19	COMMON BRK 10
Roof Structur	03	GABLE/HIP 100
Roof Cover	14	PREFIN MT 100
Interior Wall	05	DRYWALL 100
Interior Floo	14	CARPET 90
Interior Floo	15	HARDTILE 10
Air Condition	03	CENTRAL 100
Heating Type	04	AIR DUCTED 100
Bedrooms		2 100
Bathrooms		2 100
Frame	01	NONE 100
Stories	1.	1. 100
Architectual	05	CONV 100
Units		0 100
Condition Adj	03	03 100
Kitchen Adjus	01	01 100
Quality	05	05
DOR CODE	0100	SINGLE FAMILY
MAP NUM		MKT AREA 06
NEIGHBORHOOD/LOC		1416.0500 1.00/

AREA TYPE	TOTAL GROSS AREA	PCT OF BASE	YEAR	TOT ADJ AREA	SUBAREA MARKET VALUE
BAS	308	100		308	28,153
BAS	1,550	100		1,550	141,677
FGR	1,221	55		672	61,424
FOP	66	30		20	1,828
FSP	519	40		208	19,012
FUS	511	100		511	46,708
TOTALS	4,175			3,269	298,802

MARKET ADJUSTMENTS

TYPE	MDL	EFF. AREA	TOT ADJ PTS	EFF. BASE RATE	REPL. COST NEW	AYB	EYB	ECON	FNCT		NORM	% COND
0100	01	3,269	112.2900	123.52	403,787	1999	1999	0	0	0	26.00	74.00

1 SINGLE FAM 100% - 2011 Heated Area: 2369 HX Base Yr 2011



318 SW COVEY CT, LAKE CITY

BLD DATE		LGL DATE	
XF DATE		LAND DATE	04/14/2026 MLU
INC DATE		AG DATE	

COLUMBIA COUNTY PROPERTY

PAGE 1 of 1 2

VALUATION SUMMARY

VALUATION BY	STANDARD
Tax Group: 2	Tax Dist:
BUILDING MARKET VALUE	298,802
TOTAL MARKET OB/XF VALUE	4,555
TOTAL LAND VALUE - MARKET	26,250
TOTAL MARKET VALUE	329,607
SOH/AGL Deduction	121,379
ASSESSED VALUE	208,228
TOTAL EXEMPTION VALUE	HX HB 51,411
BASE TAXABLE VALUE	156,817
TOTAL JUST VALUE	329,607
NCON VALUE	0
INCOME VALUE	
PREVIOUS YEAR MKT VALUE	335,026

PERMIT NUM	DESCRIPTION	AMT	ISSUED
000045280	Roof Replacement	19,700	08/25/2022
15082	SFR	320	02/16/1999

SALES DATA

OFF RECORD Number	DATE	TYPE INST	Q / U	V / I	RSN CD	SALE PRICE
1195/2472	6/08/2010	WD	Q	I	01	165,000
GRANTOR: DEESE						
GRANTEE: CARTER						
1118/0743	5/02/2007	WD	Q	I		240,000
GRANTOR: WILLCOX						
GRANTEE: DEESE						

BUILDING NOTES

BUILDING DIMENSIONS

BAS= W12 FGR= W33 S8 BAS= W14 S22 E14 N22$ S29 E33 N37$ S29 E19 FOP= S6 E11 N6 W11$ E33 N2 R3 U3 N4 U3 L3 N3 FSP= E10 N22 W50 S8 E40S2 R3 D3 S4 D3 L3 S2 $ N2 R3 U3 N4 U3 L3 N2 W40 $ PTR= N30 FUS= N14 W14 N7 W15 S21 E29$ S30$.

EXTRA FEATURES

LN	OB/XF CODE	DESCRIPTION	BLD	CAP	L	W	UNITS	UT	Adj R	ADJ UNIT PRICE	ORIG COND	YEAR ON	YEAR ACTUAL	Q	% COND	OB/XF MKT VALUE	NOTES
1	0180	FPLC 1STRY	0	100	0	0	1.00	UT	2,000.00	2,000.00	100	1999	1999	3	100	2,000	
2	0166	CONC,PAVMT	0	100	0	0	1,548.00	UT	1.50	1.50	100	1999	1999	3	100	2,322	
3	0169	FENCE/WOOD	0	100	0	0	1.00	UT	630.00	630.00	25	1999	1999	3	25	158	
4	0119	MASONRY WA	0	100	0	0	1.00	UT	300.00	300.00	25	2009	2009	3	25	75	

LAND DESCRIPTION

TOTAL OB/XF 4,555

LN	USE CODE	CLS	LAND USE DESCRIPTION	CAP	RD	LOC ZONE	FRONT	DEPTH	TOT LND UTS	UNIT TYPE	DT	DPTH FACT	% COND	TOT ADJ	UNIT PRICE	ADJ UNIT PRICE	LAND VALUE	OTHER ADJUSTMENTS AND NOTES	YEAR	DENSITY	DECL	FRZ	YR	CONSRV
1	0140	C	SFR GOLF	100		*RSF-2	0.00	0.00	1.00	LT		1.00	1.00	0.75	35,000.00	26,250.00	26,250							

REVIEW DATE 08/16/2023 BY KS Total Acres: 0.59 Total Land Value: 26,250 Market: 0 Agricultural: 0 Common: 26,250 PRINTED 11/17/2026 BY SYS